

CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT											
ROBINSON VASHON B 3 NIAGARA ST EAST LONGMEADOW, MA 01028 Additional Owners:														1 TYPCL												Description		Code		Appraised Value		Assessed Value					
																										RESIDENTL.		101		127,400		127,400					
																										RES LAND		101		78,400		78,400					
																										RESIDENTL.		101		800		800					
SUPPLEMENTAL DATA										Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375893_2853388										Received Prior ID Owner Occ Final Area 1172 Current Ac. .24649 ASSOC PID#																	
RECORD OF OWNERSHIP										BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
ROBINSON VASHON B ROBINSON,VASHON B FOKSHA,VALERIY A OBRIEN,KATHLEEN J DENAULT MARY,										18271/ 550				04/23/2010		U	I	1		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value						
										15513/ 275				11/21/2005		U	I	169,000			2014	B	126,900		2013	B	100,800		2012	B	77,000						
										14516/ 584				09/21/2004		U	I	150,000			2014	L	80,800		2013	L	80,800		2012	L	84,400						
										11506/ 598				02/14/2001		U	I	89,900			2014	O	700		2013	O	700		2012	O	700						
										02013/ 0082				10/04/1949		U	I	0			Total:	208,400		Total:	182,300		Total:	162,100									
EXEMPTIONS										OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Type	Description				Amount		Code	Description				Number	Amount		Comm. Int.																					
Total:																																					
ASSESSING NEIGHBORHOOD																				APPRaised VALUE SUMMARY																	
NBHD/ SUB			NBHD Name				Street Index Name				Tracing				Batch				Appraised Bldg. Value (Card)																		
0001/A											101				MA				Appraised XF (B) Value (Bldg)																		
NOTES																				Appraised OB (L) Value (Bldg)																	
96 BP NVC - SUB DIV 959. EYB=43% HOME BUILT IN 2012.																				Appraised Land Value (Bldg)																	
																				Special Land Value																	
																				Total Appraised Parcel Value																	
																				Valuation Method:																	
																				Adjustment:																	
										Net Total Appraised Parcel Value										206,600																	
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY																											
Permit ID		Issue Date		Type	Description			Amount		Insp. Date		% Comp.		Date Comp.		Comments		Date		Type	IS	ID	Cd.	Purpose/Result													
201202460		06/12/2012		7	REMODEL			2,000				0				REMOVE WALL BETW		05/10/2013				105	15	PERMIT VISIT													
201200474		05/09/2012		4	ADDITION			61,550				0				20X25 W/BATH AND FU		05/10/2013				105	15	PERMIT VISIT													
242		07/28/2010		17	DECK			1,400				0				12X16 ATTACHED REA		05/10/2013				105	15	PERMIT VISIT													
235		09/17/1996		MN	Manual Note			6,440				0				SIDING		07/20/2012				317	15	PERMIT VISIT													
																		07/11/2012				317	15	PERMIT VISIT													
LAND LINE VALUATION SECTION																																					
B #	Use Code	Use Description			Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing			S Adj Fact	Adj. Unit Price		Land Value												
1	101	ONE FAM			RC				10,737	SF	7.30	1.0000	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00	7.30		78,400												
Total Card Land Units:										0.25		AC	Parcel Total Land Area:					0.25 AC					Total Land Value:					78,400									

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description				
Style	19		RANCH	#Heat Sys	1						
Model	01		RESIDENTIAL	Central Vac	0		NONE				
Grade	C		AVERAGE	FBM Sqft	586						
Stories	1.00		1 Story	Int vs Ext	S						
Foundation	1		CONCRETE	MIXED USE							
Exterior Wall 1	4		VINYL	Code	Description		Percentage				
Exterior Wall 2				101	ONE FAM		100				
Roof Structure	1		GABLE	COST/MARKET VALUATION							
Roof Cover	1		ASPHALT SH								
Interior Wall 1	1		DRYWALL								
Interior Wall 2											
Interior Floor 1	3		HARDWOOD					Adj. Base Rate:			88.40
Interior Floor 2	4		CARPET								
Heat Fuel	1		OIL					Replace Cost			146,477
Heat Type	3		FORCED H/W					AYB			1953
AC Type	01		None					EYB			2001
Bedrooms	2							Dep Code			GD
Full Baths	1							Remodel Rating			
Half Baths	0							Year Remodeled			
Extra Fixtures	0							Dep %			13
Total Rooms	4							Functional Obslnc			
Bath Style	A		AVERAGE					External Obslnc			
Kitchen Style	A		AVERAGE					Cost Trend Factor			1
Kitchens	1							Condition			
Extra Kitchens	0							% Complete			
Frame	1		WOOD					Overall % Cond			87
Basement Floor	12							Apprais Val			127,400
Bsmt Garage								Dep % Ovr			0
Units	1							Dep Ovr Comment			
WS Flues								Misc Imp Ovr			0
FBM Quality	1							Misc Imp Ovr Comment			
Fireplaces	0							Cost to Cure Ovr			0
								Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
01	SHED/MTL			L	64	5.18	1960	A		AV	60	200
02	SHED/FR			L	144	7.48	1965	A		AV	60	600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,172		17.65	20,685
EFP	ENCL PORCH	0	144		26.40	3,801
FFL	1ST FLOOR	1,172	1,172		88.40	103,604
GAR	GARAGE	0	440		35.36	15,558
WDK	WOOD DECK	0	232		12.19	2,829
Ttl. Gross Liv/Lease Area:		1,172	3,160	1,657		146,477

